

9672**CERTIFICATE OF INSPECTION****VALID FOR ONE YEAR**

Address:	319 Grand Blvd.	Date:	March 7, 2016
Perm. Parcel No:	811-07-012	Use District:	R-2
Present Occupancy:	1 Dwelling Unit	Permitted Occupancy:	1 Dwelling Unit
Owners Name:	Danielle Ziner	Maximum Occupancy:	5 persons
Mail to:		Property:	Legal Conforming [X] Legal Non-Conforming [] Illegal []

Upon inspection, we find that said property is in need of repairs as follows:

HEALTH/SAFETY ITEMS (Items that need to be done PRIOR to occupancy):

1. Install a new smoke detector on the first floor level and in all sleeping rooms.

REQUIRED MAINTENANCE ITEMS:

1. Remove all trash, rubbish, garbage or debris on property, especially beside garage.

GARAGE ITEMS:

1. Replace broken window.

BATH ITEMS:

1. Caulk base of toilet leaving 1/2" in rear without caulk.

THE CITY **REQUIRES** VERIFICATION THAT ALL ASSESSMENTS FROM THE CITY OF BEDFORD FINANCE DEPARTMENT (440-735-6504) HAVE BEEN ACKNOWLEDGED AND WILL BE **PAID**. VERIFICATION MAY BE ACCOMPLISHED BY SHOWING THAT THE SPECIAL ASSESSMENT AMOUNT DUE IS BEING HELD IN AN ESCROW ACCOUNT. **THIS IS REQUIRED PRIOR TO ISSUANCE OF THE C/O FOR TITLE TRANSFER**

NOTICE: THIS IS A VISUAL INSPECTION. THE CITY ASSUMES NO LIABILITY OR RESPONSIBILITY FOR FAILURE TO REPORT VIOLATIONS THAT MAY EXIST AND MAKES NO GUARANTEE WHATSOEVER THAT FUTURE VIOLATIONS CANNOT, OR WILL NOT OCCUR.

NOTICE

Violations identified as **HEALTH/SAFETY**, must be corrected/inspected **PRIOR** to occupancy. Violations identified as **REQUIRED MAINTENANCE VIOLATIONS**, must be corrected and inspected no later than **SIX MONTHS from date of transfer (weather permitting)**. An escrow account shall be established with an amount of money equal to 150% of the value of the work required to correct **ALL** outstanding violations. **Corrections will be the responsibility of the individual named on the Escrow Hold Statement.**

PERMITS ARE REQUIRED FOR HVAC,
PLUMBING, ELECTRICAL AND MAJOR
CARPENTRY.

CITY OF BEDFORD BUILDING DEPARTMENT**Inspector: Robert Brown**